

LOT 11 PLEASANT ACRES S/D & ALSO
11, RUN S 6 DG W 102.93 FT, W 31
102.20 FT TO SW COR LOT 11, RUN

RIVAS LUIS R/RIVAS RITA T
272 SW SUMMER FIELD GLN
LAKE CITY, FL 32024

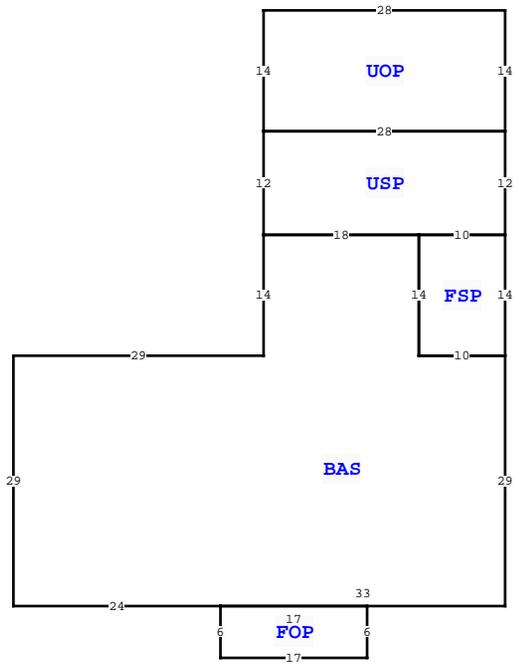
2026

32-5S-17-09477-211



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	11	CLAY TILE	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Architectual	05	CONV	100
Units		0	100
Condition Adj	03	03	100
Kitchen Adjus	01	01	100
Quality	07	07	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC	32517.020	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,905	100	
FOP	102	30	
FSP	140	40	
UOP	392	20	
USP	336	35	
TOTALS	2,875		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	2,188	127.1864	142.45	311,681	2005	2005	0	0	20.00	80.00		
1 SINGLE FAM 100% - 2006 Heated Area: 1905 HX Base Yr 2006													



COLUMBIA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE	249,345			
TOTAL MARKET OB/XF VALUE	2,150			
TOTAL LAND VALUE - MARKET	57,800			
TOTAL MARKET VALUE	309,295			
SOH/AGL Deduction	114,452			
ASSESSED VALUE	194,843			
TOTAL EXEMPTION VALUE	HX HB SX 101,411			
BASE TAXABLE VALUE	93,432			
TOTAL JUST VALUE	309,295			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	303,940			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000055101	Roof Replacement	13,775	02/24/2026
22628	SFR	530	12/21/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1022/1022	7/08/2004	WD	Q	V		27,500
GRANTOR: ALVIN A & SHIRLEY A W						
GRANTEE: LUIS R & RITA T RIV						
0966/1103	10/30/2002	WD	Q	V	03	100
GRANTOR: EVERETT ROGERS						
GRANTEE: WILLIAMS'						

EXTRA FEATURES														TOTAL OB/XF		2,150	
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES	
1	0296	SHED METAL	0	100	10	100.00	UT	7.00	7.00	100	2005	2005	3	100	700		
2	0296	SHED METAL	0	100	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	500		
3	0070	CARPORT UF	0	100	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	750		
4	0169	FENCE/WOOD	0	100	0	1.00	UT	0.00	0.00	100	2017	2017	3	100	200		

LAND DESCRIPTION														TOTAL OB/XF		2,150								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0100	C	SFR	100			0.00	0.00	5.78	AC		1.00	1.00	1.00	10,000.00	10,000.00	57,800							